NOTE ACREAGE

CHANGE!







Drone view - looking toward Campbellsville

Drone view - looking toward Lebanon

May and Parman's "SALE TIME" team has been commissioned by Chris and Tammy Marshall to sell their property at ABSOLUTE AUCTION.

Wood tract with mature trees, trials, developed entrance directly off New Campbellsville Road and 195,986 BD. FEET OF MARKETABLE TIMBER.

This tract is a true pleasure to enjoy as the mature tree canopy has kept the briars and under growth from developing.

This tract and surrounding area have a high population of deer and turkey with record deer being taken from lands adjoining this property.

Trails all over to provide ease of hunting and great ATV riding and recreation.

Many nice level open campsites with full tree top canopy around throughout this property.

New survey has just been completed by KWM Surveyors and Engineers.

SUPERSEDE PRIOR ANNOUNCEMENTS.

Principal Broker/Auctioneer: Wm. M. (Monty) Parman - 270-402-1176

195.986 BOARD FEET OF MARKETABLE TIMBER.

DELIVERED LOG VALUE APPROX. \$88,000. LANDOWNER STANDING TIMBER VALUE IS APPROX. \$43,700.

TIMBER CRUISE completed by Chris Will of Central KY Forest Managment

NOTE: 10% buyer's premium will be added to all winning bids to determine final sales price.

ACREAGE FRONTAGE

62.67± 3835 FT.

20% Down Payment Day of Sale ANNOUNCEMENTS DAY OF SALE

151 West Main Street 270-692-2153 I-800-87 I-0523

DELIVERED LOG VALUE APPROX. \$88,000. LANDOWNER STANDING TIMBER VALUE IS APPROX. \$43,700. This is approx. price the NEW landowner could receive if they elect to sell the

timber in the future.

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